

MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING AND ZONING  
111 N.W. 1st STREET SUITE 1110  
MIAMI, FLORIDA 33128-1974

## ZONING HEARING NOTICE

11/16/02 MIA FL 331

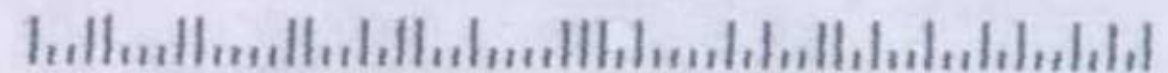
PRESORTED  
FIRST CLASS



SINGLE PIECE 11.16.02

Z2001000333 BCC 528  
MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING & ZONING  
ZONING HEARING SECTION  
111 N.W. 1 STREET SUITE 1110  
MIAMI, FLORIDA 33128-1974

SINGLE 33128-1923 71





## MIAMI-DADE COUNTY NOTICE OF PUBLIC HEARING

HEARING NUMBER: 01-333  
APPLICANT NAME: ROBERT BOREK, ET AL

JILL OSIT AND CYNTHIA HERSH ARE APPEALING THE DECISION OF THE COMMUNITY ZONING APPEALS BOARD #15 ON ROBERT BOREK, ET AL., WHICH APPROVED THE FOLLOWING:  
THE APPLICANT IS REQUESTING A ZONE CHANGE FROM AGRICULTURAL DISTRICT TO PLANNED AREA DEVELOPMENT DISTRICT, SINGLE-FAMILY ONE ACRE ESTATE DISTRICT AND SINGLE-FAMILY RESIDENTIAL DISTRICT, ON THIS SITE.

LOCATION: NORTH OF SW 248 STREET AND BOTH SIDES OF SW 117 AVENUE, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 53.85 ACRES

YOU ARE NOT REQUIRED TO RESPOND TO THIS NOTICE; HOWEVER, OBJECTIONS OR WAIVERS OF OBJECTION MAY BE MADE IN PERSON AT HEARING OR FILED IN WRITING PRIOR TO HEARING DATE. IT IS RECOMMENDED THAT SAME BE MAILED AT LEAST FIVE DAYS (EXCLUDING SATURDAYS, SUNDAYS AND HOLIDAYS) BEFORE HEARING DATE. REFER TO HEARING NUMBER ON CORRESPONDENCE AND MAIL SAME TO MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING AGENDA COORDINATOR, 111 NW 1 STREET, SUITE 1110, MIAMI FLORIDA 33128-1974. FOR FURTHER INFORMATION, PLEASE CALL (305) 271-1242 AND DIRECT DIAL: 1-4-1-6 FOR SPANISH: 2-4-1-6 PAUSING BETWEEN NUMBERS. IF YOUR ARE IN NEED OF A TRANSLATION FOR THIS MEETING, ONE CAN BE PROVIDED FOR YOU AT NO CHARGE. PLEASE CALL (305) 375-1244 AT LEAST TWO WEEKS IN ADVANCE OF THE MEETING DATE.

HEARING WILL BE HELD IN THE DADE  
MIAMI-DADE COUNTY-STEPHEN P. CLARK CTR  
BOARD OF COUNTY COMMISSIONERS  
COUNTY COMMISSION CHAMBERS, 2ND FLOOR  
111 NW 1ST. STREET  
MIAMI-DADE COUNTY, FLORIDA

COUNTY COMMISSION  
DATE 12/19/2002  
THURSDAY  
TIME 9:30 AM

Z2001000333 BCC 528  
MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING & ZONING  
ZONING HEARING SECTION  
111 N.W. 1 STREET SUITE 1110  
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**FOR YOUR INFORMATION ON ZONING HEARING IN YOUR AREA.**

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- **YOU** are entitled to attend and to speak at the zoning hearing.
- **YOU** may submit written letters or petitions in favor of, or opposing this hearing.
- **YOUR** testimony along with county departmental recommendations and other evidence presented at the hearing will assist the zoning board in making its decision.
- **YOU** are entitled to discuss the application with the professional county staff members that are reviewing the application prior to the hearing.
- **YOU** cannot, however, in accordance with a court ruling, contact a County Commissioner, or Community Zoning Appeals Board member, individually, either orally or in writing, about the application outside of the public hearing.
- **YOU** will know of the zoning board's decision at the hearing unless this case is deferred by the board to another hearing date.
- **YOU** may appeal any zoning decision if your name appears in the official record of the case. However, citizens who wish to **APPEAL** a zoning decision should be aware of the following:

- Decisions of all Community Zoning Appeals Boards will become final unless appealed by an aggrieved party.
- Appeals from Community Zoning Appeals Boards are either to the Board of County Commissioners or to Circuit Court, depending on the type of application.

**APPEALS FROM COMMUNITY ZONING APPEALS BOARD TO BOARD OF COUNTY COMMISSIONERS**

- For those types of Community Zoning Appeals Board appeals that may be considered by the Board of County Commissioners, the appeal period runs 14 days from the date the results of the Community Zoning Appeals Board are posted in the Department of Planning and Zoning.
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**PLEASE NOTE THAT THE APPLICATION MAY CHANGE DURING THE HEARING PROCESS.**

**FOR ANY FURTHER INFORMATION ON THE ZONING HEARING PROCEDURE, PLEASE CONTACT THE ZONING HEARING SECTION AT (305) 271-1242 AND DIRECT DIAL 1-4-1-6 PAUSING BETWEEN EACH NUMBER. EN ESPANOL (305) 271-1242 Y MARCAR ESPACIO 2-4-1-6.**



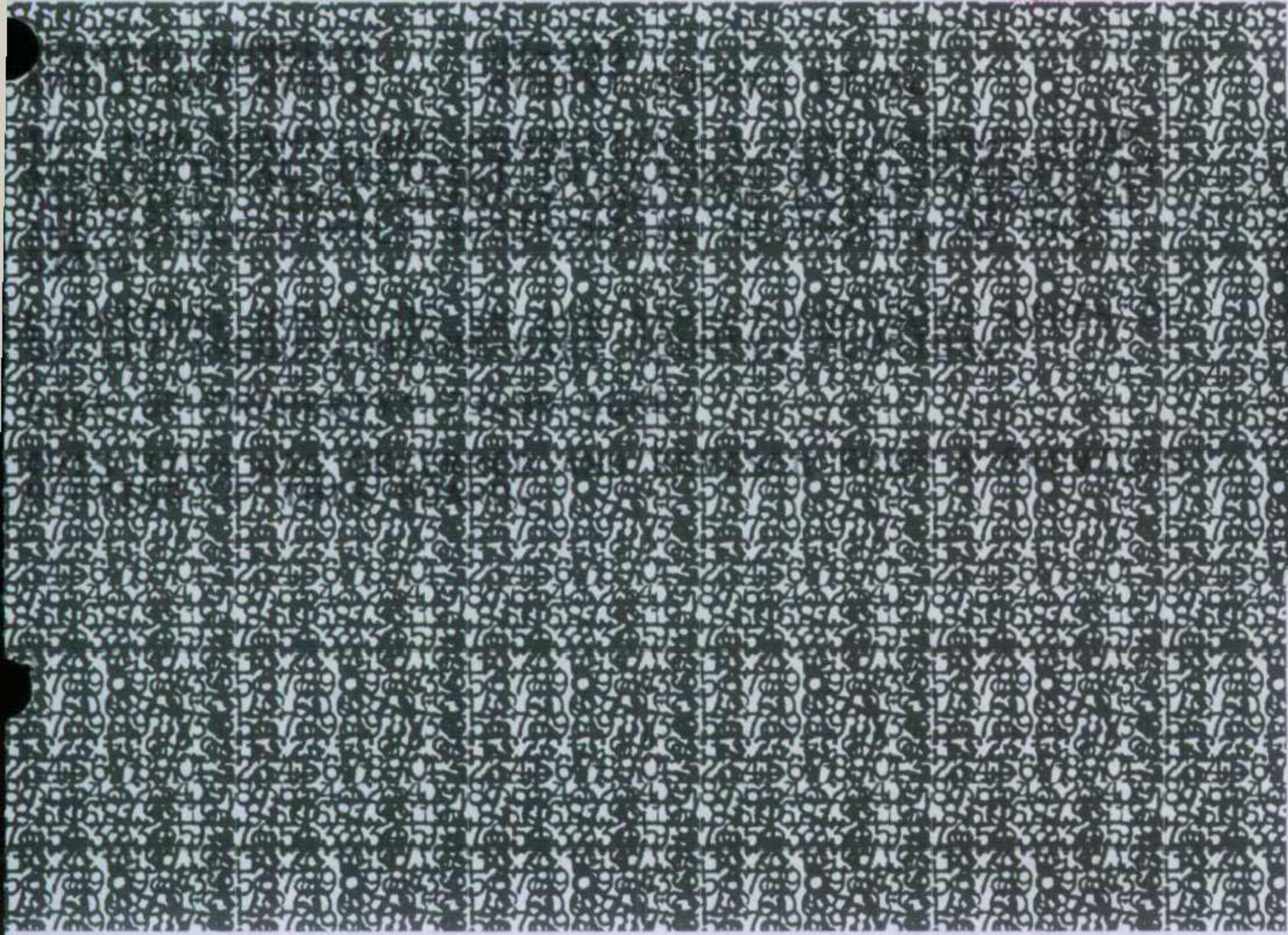
MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING AND ZONING  
111 N.W. 1st STREET SUITE 1110  
MIAMI, FLORIDA 33128-1974

PRESORTED FIRST CLASS

## ZONING HEARING NOTICE

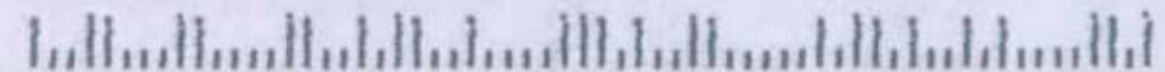
RETURN SERVICE  
REQUEST

PRESORTED  
FIRST CLASS



Z2001000333 C15 29  
MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING & ZONING  
ZONING HEARING SECTION  
111 N.W. 1 STREET SUITE 1110  
MIAMI, FLORIDA 33128-1974

FAAWSM5 33128





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HEARING NUMBER: 01-333  
APPLICANT NAME: ROBERT BOREK, ET AL

THE APPLICANTS ARE REQUESTING A ZONE CHANGE FROM AGRICULTURAL DISTRICT TO PLANNED AREA DEVELOPMENT DISTRICT, SINGLE-FAMILY ONE ACRE ESTATE DISTRICT AND SINGLE-FAMILY RESIDENTIAL DISTRICT, ON THIS SITE.

LOCATION: NORTH OF SW 248 STREET AND BOTH SIDES OF SW 117 AVENUE, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 53.85 ACRES

THIS ITEM WAS DEFERRED AND REVISED FROM A PREVIOUS MEETING OF THIS BOARD.

HEARING WILL BE HELD AT THE  
SOUTH DADE GOVERNMENT CENTER  
10710 SW 211 STREET  
ROOM 203 (OLD BUILDING)  
MIAMI, FL

COMMUNITY ZONING APPEALS BOARD 15  
DATE 09/03/2002  
TUESDAY  
TIME 7:00 PM

22001000333 C15 29  
MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING & ZONING  
ZONING HEARING SECTION  
111 N.W. 1 STREET SUITE 1110  
MIAMI, FLORIDA 33128-1974



**FOR YOUR INFORMATION: NOTICE OF ZONING HEARING IN YOUR AREA.**  
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MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING AND ZONING  
111 N.W. 1st STREET SUITE 1110  
MIAMI, FLORIDA 33128-1974

## ZONING HEARING NOTICE

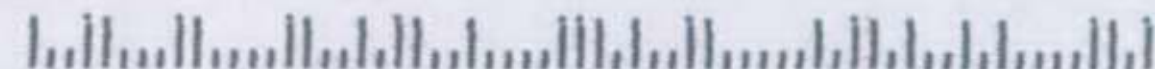
RETURN SERVICE  
REQUESTED

PRESORTED  
FIRST CLASS



Z2001000333 C15 412  
MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING & ZONING  
ZONING HEARING SECTION  
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CAAW5M5 33128





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HEARING NUMBER: 01-333  
APPLICANT NAME: ROBERT BOREK, ET AL

THE APPLICANTS ARE REQUESTING A ZONE CHANGE FROM AGRICULTURAL DISTRICT TO PLANNED AREA DEVELOPMENT DISTRICT, AND A SPECIAL EXCEPTION TO PERMIT A CONCEPTUAL SITE PLAN APPROVAL FOR A RESIDENTIAL DEVELOPMENT.

PLANS ARE ON FILE AND MAY BE EXAMINED IN THE ZONING DEPARTMENT. PLANS MAY BE MODIFIED AT PUBLIC HEARING.

LOCATION: NORTH OF SW 248 STREET AND BOTH SIDES OF SW 117 AVENUE, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 60 ACRES

HEARING WILL BE HELD AT THE  
SOUTH DADE GOVERNMENT CENTER  
10710 SW 211 STREET  
ROOM 203 (CLD BUILDING)  
MIAMI, FL

COMMUNITY ZONING APPEALS BOARD  
DATE 06/04/2002  
TUESDAY  
TIME 7:00 PM

Z2001000333 C15 412  
MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING & ZONING  
ZONING HEARING SECTION  
111 N.W. 1 STREET SUITE 1110  
MIAMI, FLORIDA 33128-1974



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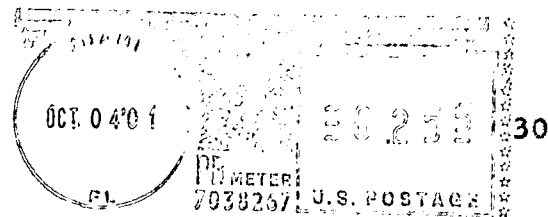


MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING AND ZONING  
111 N.W. 1st STREET SUITE 1110  
MIAMI, FLORIDA 33128-1974

## ZONING HEARING NOTICE

RETURN SERVICE  
REQUESTED

PRESORTED  
FIRST CLASS



WILL BE SENT TO YOU

Z2001000333 C15 397  
MIAMI-DADE COUNTY  
DEPARTMENT OF PLANNING & ZONING  
ZONING HEARING SECTION  
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MIAMI, FLORIDA 33128-1974



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LOCATION: THE NORTHEAST CORNER OF S.W. 248 STREET & S.W. 117 AVENUE, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 60 ACRES

HEARING WILL BE HELD AT THE  
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MIAMI, FL

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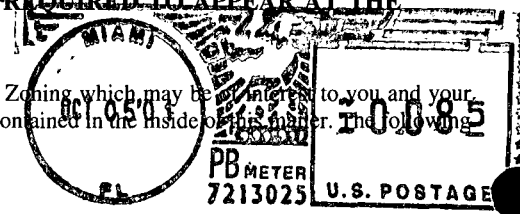
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THE FOLLOWING HEARING WAS DEFERRED & REVISED FROM 7/30/02 TO THIS DATE:

HEARING NO. 02-6-CZ15-1 (01-333)

19-56-40 &  
24-56-39  
Council Area 15  
Comm. Dist. 8

APPLICANTS: ROBERT BOREK, ET AL.

(1) AU to PAD

REQUEST #1 ON EXHIBITS "B" & "C"

(2) AU to EU-1

REQUEST #2 ON EXHIBIT "D"

OR IN THE ALTERNATIVE TO REQUESTS #1 & #2, REQUESTS #3 & #4 & #5

(3) AU to PAD

REQUEST #3 ON EXHIBIT "C"

AND:

(4) AU to RU-1

REQUEST #4 ON EXHIBIT "B"

(5) AU to EU-1

REQUEST #5 ON EXHIBIT "D"

SUBJECT PROPERTY: EXHIBIT "B": The NE ¼ of the SE ¼, less the north 902.55' and the north ½ of the SE ¼ of the SE ¼, less the street dedication, in Section 24, Township 56 South, Range 39 East. LESS that W/ly portion described as follows: Commence at the Southeast corner of the NE ¼ of the SE ¼ and run N0°37'15"W along the east line of the SE ¼ of Section 24, Township 56 South, Range 39 East for a distance of 422.88' to a point; thence run S88°18'35"W along a line being 902.55' from the north line of the SE ¼ of said Section 24, measured at right angle for a distance of 1,009.78' to the Point of beginning; thence continue S88°18'35"W for a distance of 330.26' to a point; thence run S0°42'47"E for a distance of 757.84' to a point; thence run N88°9'38"E for a distance of 330.52' to a point; thence run N0°43'53"W, for a distance of 756.98' to the Point of beginning. EXHIBIT "C": The north ½ of the SW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the west 35' thereof. AND: The SW ¼ of the NW ¼ of the SW ¼ less the east 175' of the north 75' and the NW ¼ of the SW ¼ of the SW ¼ in Section 19, Township 56 South, Range 40 East. AND: The north ¾ of the west ½ of the east ½ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the south 65' thereof for road. EXHIBIT "D":

CONTINUED ON PAGE TWO



HEARING NO. 02-6-CZ15-1 (01-333)

19-56-40 &  
24-56-39  
Council Area 15  
Comm. Dist. 8

APPLICANTS: ROBERT BOREK, ET AL.

PAGE TWO

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LOCATION: North of S.W. 248 Street and both sides of S.W. 117 Avenue, Miami-Dade County, Florida.

SIZE OF PROPERTY: 53.85 Acres

AU (Agricultural – Residential)  
PAD (Planned Area Development)  
EU-1 (Estates 1 Family 1 Acre Gross)  
RU-1 (Single Family Residential)



HEARING NO. 02-6-CZ15-1 (01-333)

19-56-40 &  
24-56-39  
Council Area 15  
Comm. Dist. 8

APPLICANTS: ROBERT BOREK, ET AL.

JILL OSIT & CYNTHIA HERSH are appealing the decision of Community Zoning Appeals Board #15 on ROBERT BOREK, ET AL, which approved the following:

(1) AU to PAD

REQUEST #1 ON EXHIBITS "B" & "C"

(2) AU to EU-1

REQUEST #2 ON EXHIBIT "D"

OR IN THE ALTERNATIVE TO REQUESTS #1 & #2, REQUESTS #3 & #4 & #5

(3) AU to PAD

REQUEST #3 ON EXHIBIT "C"

AND:

(4) AU to RU-1

REQUEST #4 ON EXHIBIT "B"

(5) AU to EU-1

REQUEST #5 ON EXHIBIT "D"

SUBJECT PROPERTY: EXHIBIT "B": The NE ¼ of the SE ¼, less the north 902.55' and the north ½ of the SE ¼ of the SE ¼, less the street dedication, in Section 24, Township 56 South, Range 39 East. LESS that W/ly portion described as follows: Commence at the Southeast corner of the NE ¼ of the SE ¼ and run N0°37'15"W along the east line of the SE ¼ of Section 24, Township 56 South, Range 39 East for a distance of 422.88' to a point; thence run S88°18'35"W along a line being 902.55' from the north line of the SE ¼ of said Section 24, measured at right angle for a distance of 1,009.78' to the Point of beginning; thence continue S88°18'35"W for a distance of 330.26' to a point; thence run S0°42'47"E for a distance of 757.84' to a point; thence run N88°9'38"E for a distance of 330.52' to a point; thence run N0°43'53"W, for a distance of 756.98' to the Point of beginning. EXHIBIT "C": The north ½ of the SW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the west 35' thereof. AND: The SW ¼ of the NW ¼ of the SW ¼ less the east 175' of the north 75' and the NW ¼ of the SW ¼ of the SW ¼ in Section 19, Township 56 South, Range 40 East. AND: The north ¾ of the west ½ of the east ½ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the south 65' thereof for road. EXHIBIT "D":

CONTINUED ON PAGE TWO



HEARING NO. 02-6-CZ15-1 (01-333)

19-56-40 &  
24-56-39  
Council Area 15  
Comm. Dist. 8

APPLICANTS: ROBERT BOREK, ET AL.

PAGE TWO

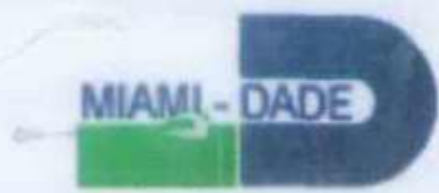
Commence at the Southeast corner of the NE ¼ of the SE ¼ and run N0°37'15"W along the east line of the SE ¼ of Section 24, Township 56 South, Range 39 East for a distance of 422.88' to a point; thence run S88°18'35"W along a line being 902.55' from the north line of the SE ¼ of said Section 24, measured at right angle for a distance of 1,009.78' to the Point of beginning; thence continue S88°18'35"W for a distance of 330.26' to a point; thence run S0°42'47"E for a distance of 757.84' to a point; thence run N88°9'38"E for a distance of 330.52' to a point; thence run N0°43'53"W, for a distance of 756.98' to the Point of beginning.

LOCATION: North of S.W. 248 Street and both sides of S.W. 117 Avenue, Miami-Dade County, Florida.

SIZE OF PROPERTY: 53.85 Acres

AU (Agricultural – Residential)  
PAD (Planned Area Development)  
EU-1 (Estates 1 Family 1 Acre Gross)  
RU-1 (Single Family Residential)





**Miami-Dade County**  
**Department of Planning and Zoning**



**PHOTOGRAPH OF SIGN POSTED FOR ZONING HEARING**



**HEARING NUMBER: Z2001000333**

**BOARD: BCC**

**LOCATION OF SIGN: NORTHEAST CORNER OF SW 117 AVE & SW 248 ST**

**Miami Dade County, Florida**

**Date of Posting: 26-NOV-02**

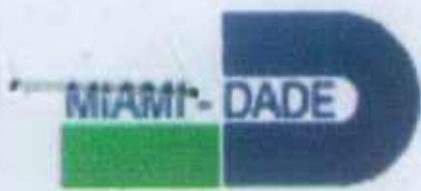
*This is to certify that the above photograph is true and correct and that the sign concerning a Zoning Hearing application was posted as indicated above.*

**SIGNATURE:**

**PRINT NAME:**

**CARLO MERCURI**





**Miami-Dade County  
Department of Planning and Zoning**



**PHOTOGRAPH OF SIGN POSTED FOR ZONING HEARING**



**HEARING NUMBER: Z2001000333**

**BOARD: C15**

**LOCATION OF SIGN: \*SW 248 ST AT 117 AVE**

**Miami Dade County, Florida**

**Date of Posting: 14-AUG-02**

*This is to certify that the above photograph is true and correct and that the sign concerning a Zoning Hearing application was posted as indicated above.*

**SIGNATURE:**

**PRINT NAME:**

**CARLO MERCURI**



DEPARTMENT OF PLANNING AND ZONING  
PHOTOGRAPH OF SIGN POSTED FOR ZONING HEARING

C-15



HEARING NUMBER 01-333

LOCATION OF SIGN: NORTH of SW 248<sup>th</sup> Street and  
both sides of SW 117<sup>th</sup> Ave

MIAMI DADE COUNTY, FLORIDA.

DATE OF POSTING 5/15/02

This is to certify that the above photograph is true and correct and that the sign concerning a Zoning Hearing application was posted as indicated above.

SIGNATURE: Carlo Mercuri

PRINT NAME: Carlo Mercuri



Bce

**AFFIDAVIT FOR MAILING OF FINAL NOTICES**

RE: HEARING No. 01-333 HEARING DATE 12/19/02

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

- ☐ 500'
- ☒ 1/2 mile
- ☐ 1 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature: [Signature]  
Date: 11/14/02

\*\*\*\*\*

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature: [Signature]  
Date: 11-15-02

\*\*\*\*\*

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature: [Signature]  
Date: 11-15-02

\*\*\*\*\*



C-15

**AFFIDAVIT FOR MAILING OF FINAL NOTICES**

RE: HEARING No. 01-333 HEARING DATE 9-3-02

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

- ☐ 500'
- ☒ 1/2 mile
- ☐ 1 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature: [Signature]  
Date: August 01/02

\*\*\*\*\*

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature: Juan L. Rodriguez  
Date: 8/2/2002

\*\*\*\*\*

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature: [Signature]  
Date: 8/2/02

\*\*\*\*\*



# AFFIDAVIT FOR MAILING OF FINAL NOTICES

RE: HEARING No.

01-333

HEARING DATE

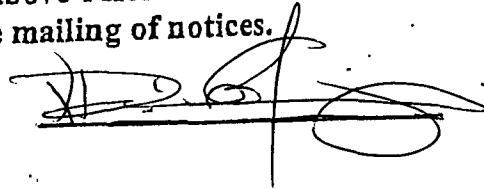
4/4/02.

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

- ☐ 500'
- ☐ ½ mile
- ☐ 1 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature:



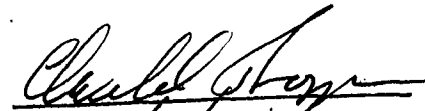
Date:

\_\_\_\_\_

\*\*\*\*\*

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature:



Date:

5/3/02

\*\*\*\*\*

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature:



Date:

5/28/02

\*\*\*\*\*



**AFFIDAVIT FOR MAILING OF PRELIMINARY NOTICES**

RE: HEARING No. 01-333

C-15

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

- ☐ 500'  
☒ 1/2 mile  
☐ 1 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature: [Signature]

Date: 9/28/01

\*\*\*\*\*

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature: [Signature]

Date: 10/4/01

\*\*\*\*\*

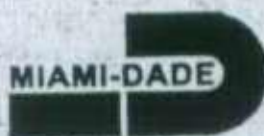
I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature: [Signature]

Date:                     

\*\*\*\*\*



**ZONING HEARING**

**BOARD OF COUNTY COMMISSIONERS**  
**THURSDAY, DECEMBER 19, 2002 - 9:30 a.m.**  
**COMMISSION CHAMBERS - 2nd Floor**  
**STEPHEN P. CLARK CENTER**  
**111 NW 1 STREET, MIAMI, FLORIDA**

The list below contains zoning items which may be of interest to your immediate neighborhood.

1. **DAVID ROTHMAN, ET AL (02-268)**

Location: North of SW 184 Street and west of SW 134 Avenue, Miami-Dade County, Florida (2.77 Acres)

The applicants are requesting a Reformation of the resolution which originally approved the applicants' requests for various zone changes.

The purpose of the requested Reformation is to correct an error in the previously advertised legal description. As a prerequisite to the correction of the original resolution, the Board must make certain findings in accordance with Section 33-315.1 of the code.

2. **ROBERT BOREK, ET AL (01-333)**

Location: North of SW 248 Street and both sides of SW 117 Avenue, Miami-Dade County, Florida (53.85 Acres)

Jill Osit and Cynthia Hersh are appealing the decision of the Community Zoning Appeals Board #15 on Robert Borek, et al., which approved the following:

The applicant is requesting a zone change from agricultural district to planned area development district, single-family one acre estate district and single-family residential district, on this site.

3. **JANIS H. BARROW, ET AL (02-11)**

Location: 26025 & 26145 SW 194 Avenue, Miami-Dade County, Florida (10 Acres)

The Director of the Department of Planning and Zoning is appealing request #1 of the decision of the Community Zoning Appeals Board #14 on Janis H. Barrow, et. al., which approved the following:

The applicants are requesting approval to permit four proposed sites with less lot areas than permitted on this site.

This request may be considered under the Alternative Site Development Option or under the Alternative Non-Use Variance, Ordinance #02-138.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

Registration is available to any Homeowner's Association desiring that notice be provided to its president on zoning hearings involving its area of interest. For more information on this registration procedure, please call (305) 375-2565.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data pertaining to these items are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access an equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 668-4407 at least five days in advance.



Maps and other data are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. Protests & Waivers of Protest should be filed IN WRITING at least three days prior to the hearing date, giving the number of the hearing. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 668-4407 at least five days in advance.

HEARING NO. 02-12-CC-1 (02-268)

APPLICANTS: DAVID ROTHMAN, ET AL

The applicants are requesting a reformation of the resolution which originally approved the applicants' request for various zone changes and a day care center.

The purpose of the requested reformation is to correct an error in the previously advertised legal description.

FROM: "PARCEL 'C': The south 119' of the east 165' of the east 375' of the south 124.5' of Tract 14, and the east 375' of the north 109.5' of Tract 15, all in the SW ¼ of Section 35, Township 55 South, Range 39 East, as shown on the PLAT OF PORTION OF TROPICO, Plat book 2, Page 57, less the east 35' for right-of-way."

TO: "PARCEL 'C': The south 119' of the east 165' of Tract 15, all in the SW ¼ of Section 35, Township 55 South, Range 39 East, as shown on the PLAT OF PORTION OF TROPICO, Plat book 2, Page 57, less the east 35' for right-of-way."

The purpose of the request is to correct the legal description for requests #13 through #19.

FROM: "PARCEL 'D': Beginning at the Northwest corner of the south 124.5' of the east 375' of Tract 14 of PLAT OF PORTION OF TROPICO, Plat book 2, Page 57; thence N87°48'14"E, 340.03', along the north line of said tract; thence S2°55'50"E, 115.02' along the east line of said tract, said line also being the west right-of-way line and 35' west of the center line of S.W. 134<sup>th</sup> Avenue; thence S87°48'14"W, 130.01'; thence S2°55'50"E, 7'; thence S87°48'14"W, 72'; thence S51°10'34"W, 46.93'; thence S87°48'14"W, 100'; thence N2°55'50"W, 150.02' along the west line of said tract to the Point of beginning."

TO: "PARCEL 'D': Begin at the Northwest corner of the south 124.5' of the east 375' of Tract 14, all in the SW ¼ of Section 35, Township 55 South, Range 39 East, as shown on the PLAT OF PORTION OF TROPICO, Plat book 2, Page 57; thence N87°48'14"E for 340.03'; thence S2°55'50"E for 115.02' along the east line of said tract, said line also being the west right-of-way line and 35' west of the center line of S.W. 134<sup>th</sup> Avenue; thence S87°48'14"W for 130.01'; thence S2°55'50"W for 7'; thence S87°48'14"W for 72'; thence S51°10'34"W for 46.93'; thence S87°48'14"W for 100'; thence N2°55'50"W for 150.02' to the Point of beginning."

The purpose of the request is to correct the legal description for requests #10 through #12.

LOCATION: North of S.W. 184 Street & west of S.W. 134 Avenue, Miami-Dade County, Florida.

HEARING NO. 02-6-CZ15-1 (01-333)

APPLICANTS: ROBERT BOREK, ET AL

JILL OSIT & CYNTHIA HERSH are appealing the decision of Community Zoning Appeals Board #15 on ROBERT BOREK, ET AL, which approved the following:

(1) AU to PAD

REQUEST #1 ON EXHIBITS "B" & "C"

(2) AU to EU-1

REQUEST #2 ON EXHIBIT "D"

OR IN THE ALTERNATIVE TO REQUESTS #1 & #2, REQUESTS #3 & #4 & #5

(3) AU to PAD

REQUEST #3 ON EXHIBIT "C"

AND:

(4) AU to RU-1

REQUEST #4 ON EXHIBIT "B"

(5) AU to EU-1

REQUEST #5 ON EXHIBIT "D"

SUBJECT PROPERTY: EXHIBIT "B": The NE ¼ of the SE ¼, less the north 902.55' and the north ½ of the SE ¼ of the SE ¼, less the street dedication, in Section 24, Township 56 South, Range 39 East. LESS that W/ly portion described as follows: Commence at the Southeast corner of the NE ¼ of the SE ¼ and run N0°37'15"W along the east line of the SE ¼ of Section 24, Township 56 South, Range 39 East for a distance of 422.88' to a point; thence run S88°18'35"W along a line being 902.55' from the north line of the SE ¼ of said Section 24, measured at right angle for a distance of 1,009.78' to the Point of beginning; thence continue S88°18'35"W for a distance of 330.26' to a point; thence run S0°42'47"E for a distance of 757.84' to a point; thence run N88°9'38"E for a distance of 330.52' to a point; thence run N0°43'53"W, for a distance of 756.98' to the Point of beginning. EXHIBIT "C": The north ½ of the SW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the west 35' thereof. AND: The SW ¼ of the NW ¼ of the SW ¼ less the east 175' of the north 75' and the NW ¼ of the SW ¼ of the SW ¼ in Section 19, Township 56 South, Range 40 East. AND: The north ¼ of the west ½ of the east ½ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the south 65' thereof for road. EXHIBIT "D": Commence at the Southeast corner of the NE ¼ of the SE ¼ and run N0°37'15"W along the east line of the SE ¼ of Section 24, Township 56 South, Range 39 East for a distance of 422.88' to a point; thence run S88°18'35"W along a line being 902.55' from the north line of the SE ¼ of said Section 24, measured at right angle for a distance of 1,009.78' to the Point of beginning; thence continue S88°18'35"W for a distance of 330.26' to a point; thence run S0°42'47"E for a distance of 757.84' to a point; thence run N88°9'38"E for a distance of 330.52' to a point; thence run N0°43'53"W, for a distance of 756.98' to the Point of beginning.

LOCATION: North of S.W. 248 Street and both sides of S.W. 117 Avenue, Miami-Dade County, Florida.

the Clerk of the Court at Miami-Dade County, 135 - Balcony, Miami, FL 33130 the Board.

A person who decides to appeal any matter considered at its hearing must ensure that a verbatim record of the proceedings of the appeal is to be based.

Publication of this Notice on the 26th day of November, 2002

MIAMI-DADE COUNTY

#### LEGAL NOTICE

THE MIAMI-DADE COUNTY COMMUNITY ZONING APPEALS BOARD is holding a public hearing on the following items on the agenda for the November 26, 2002 meeting: **GLADES MIDDLE SCHOOL - Aud** consider the applications hereinafter submitted for exceptions, Unusual Uses, Modifications, and Reforms of the Community Zoning Appeals Board. The Board will consider the applications on the basis of the following: desirable, reasonable conditions, and the interest of the overall comprehensive plan.

Multiple members of individual community organizations are invited to attend.

All persons are entitled to attend the hearing. It is improper to contact a Board member for the purpose of influencing the Board's decision.

Those items not heard prior to the hearing meeting date for this Board will be considered at the next meeting.

If you are in need of a translator or a translating service, please call the Board at least 10 days in advance of the meeting date.

Maps and other data are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. Protests & Waivers of Protest should be filed IN WRITING at least three days prior to the hearing date, giving the number of the hearing. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 668-4407 at least five days in advance.

HEARING NO. 02-12-CZ12-1 (02-17)

APPLICANT: JOSEPH PIAZZA

AU to RU-5A

SUBJECT PROPERTY: The north

LOCATION: 10100 S.W. 107 Avenue

HEARING NO. 02-12-CZ12-2 (02-26)

APPLICANT: AVIS KAPLOW KALL

GU to RU-3M

SUBJECT PROPERTY: The west

LOCATION: 11860 S.W. 80 Street,

In accordance with Sections 33-34 of the Miami-Dade County Code, Appeals Board decisions are appealable to the Board of Community Zoning Appeals. Appeals to the Board of Community Zoning Appeals are subject to the Circuit Court of Appeals. The Board of Community Zoning Appeals, Appellate Division, 73 West 11th Street, Miami, Florida 33130, will hold a public hearing on the date of transmittal of the resolution.

A person who decides to appeal any matter considered at its hearing must ensure that a verbatim record of the proceedings of the appeal is to be based.

Publication of this Notice on the 26th day of November, 2002



## Public Notices & Hearings

### MIAMI-DADE COUNTY, FLORIDA

#### LEGAL NOTICE

THE MIAMI-DADE COUNTY COMMUNITY ZONING APPEALS BOARD FOR AREA 15 will hold a Public Hearing on the following items on **Tuesday, the 3rd day of September, 2002 at 7:00 p.m. in the SOUTH DADE GOVERNMENT CENTER - Room 203 (Old Building), 10710 SW 211 Street, Miami, Florida.** Said hearing is being held to consider the applications hereinafter listed for District Boundary Changes, Non-Use Variances, Special Exceptions, Unusual Uses, Modifications of previous resolutions, Use Variances, Appeals of Administrative Decisions and Reformatations of Resolutions for this area within Unincorporated Miami-Dade County, Florida. The Community Zoning Appeals Board RESERVES THE RIGHT to modify the applications, to impose desirable, reasonable conditions, and to change the minimum cubic content requirements, all for the best interest of the overall comprehensive zoning plan and regulations.

#### ZONING HEARING

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. Protest & Waivers of Protest should be filed IN WRITING at least three days prior to the hearing date, giving the number of the hearing. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 668-4407 at least five days in advance.

HEARING NO. 02-6-CZ15-1 (01-333)

APPLICANTS: ROBERT BOREK, ET AL.

(1) AU to PAD

REQUEST #1 ON EXHIBITS "B" & "C"

(2) AU to EU-1

REQUEST #2 ON EXHIBIT "D"

OR IN THE ALTERNATIVE TO REQUESTS #1 & #2, REQUESTS #3 & #4 & #5

(3) AU to PAD

REQUEST #3 ON EXHIBIT "C"

AND:

(4) AU to RU-1

REQUEST #4 ON EXHIBIT "B"

(5) AU to EU-1

REQUEST #5 ON EXHIBIT "D"

SUBJECT PROPERTY: EXHIBIT "B": The NE ¼ of the SE ¼, less the north 902.55' and the north ½ of the SE ¼ of the SE ¼, less the street dedication, in Section 24, Township 56 South, Range 39 East. LESS that W/ly portion described as follows: Commence at the Southeast corner of the NE ¼ of the SE ¼ and run N0°37'15"W along the east line of the SE ¼ of Section 24, Township 56 South, Range 39 East for a distance of 422.88' to a point; thence run S88°18'35"W along a line being 902.55' from the north line of the SE ¼ of said Section 24, measured at right angle for a distance of 1,009.78' to the Point of beginning; thence continue S88°18'35"W for a distance of 330.26' to a point; thence run S0°42'47"E for a distance of 757.84' to a point; thence run N88°9'38"E for a distance of 330.52' to a point; thence run N0°43'53"W, for a distance of 756.98' to the Point of beginning. EXHIBIT "C": The north ½ of the SW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the west 35' thereof. AND: The SW ¼ of the NW ¼ of the SW ¼ less the east 175' of the north 75' and the NW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East. AND: The north ¾ of the west ½ of the east ½ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the south 65' thereof for road. EXHIBIT "D": Commence at the Southeast corner of the NE ¼ of the SE ¼ and run N0°37'15"W along the east line of the SE ¼ of Section 24, Township 56 South, Range 39 East for a distance of 422.88' to a point; thence run S88°18'35"W along a line being 902.55' from the north line of the SE ¼ of said Section 24, measured at right angle for a distance of 1,009.78' to the Point of beginning; thence continue S88°18'35"W for a distance of 330.26' to a point; thence run S0°42'47"E for a distance of 757.84' to a point; thence run N88°9'38"E for a distance of 330.52' to a point; thence run N0°43'53"W, for a distance of 756.98' to the Point of beginning.

LOCATION: North of S.W. 248 Street and both sides of S.W. 117 Avenue, Miami-Dade County, Florida.

HEARING NO. 02-9-CZ15-1 (02-164)

APPLICANT: CW2 LTD.

AU to RU-T

SUBJECT PROPERTY: The east ½ of the NW ¼ of the SE ¼ of the SE ¼ of Section 27, Township 56 South, Range 39 East.

LOCATION: 13830 S.W. 260 Street, Miami-Dade County, Florida.

HEARING NO. 02-9-CZ15-2 (02-178)

APPLICANTS: CHARLES & JO ELLEN CHAMBERS

AU to RU-T

SUBJECT PROPERTY: The NW ¼ of the NE ¼ of the SE ¼ of Section 27, Township 56 South, Range 39 East, together with that portion of the SE ¼ of the NE ¼ of said Section 27 described as follows: Begin at the Southwest corner of the SE ¼ of the NE ¼ of said Section 27; thence N89°39'16"E along the south line of said SE ¼ of the NE ¼ for 362'; thence N0°56'41"W for 302.5'; thence S89°39'16"W for 362' to a point on the west line of said SE ¼ of the NE ¼; thence S0°55'41"E along the west line of said SE ¼ of the NE ¼ for 302.5' to the Point of beginning.

LOCATION: The Northeast corner of S.W. 139 Avenue & theoretical S.W. 258 Street, Miami-Dade County, Florida.

HEARING NO. 02-9-CZ15-3 (02-188)

APPLICANT: HABITAT FOR HUMANITY OF GREATER MIAMI, INC.

RU-1 to RU-1M(a)

SUBJECT PROPERTY: The north ½ of the west ½ of the SW ¼ of the SE ¼ of the NW ¼ and the north ½ of the west ½ of the east ½ of the SW ¼ of the SE ¼ of the NW ¼, both parcels in Section 4, Township 57 South, Range 39 East.

LOCATION: The Southeast corner of theoretical S.W. 154 Avenue and S.W. 286 Street (Biscayne Drive), Miami-Dade County, Florida.

In accordance with Sections 33-313, 314, and 316 of the Code of Miami-Dade County, Community Zoning Appeals Board decisions are appealable to the Board of County Commissioners or to the Circuit Court of Appeals. Appeals to the Board of County Commissioners must be made within 14 days of the day of posting of the results of the hearing on a form prescribed by the Department of Planning and Zoning. Appeals that are

subject to the Circuit Court of Appeals must be filed with the Clerk of the Court at **Miami-Dade County Court House, Appellate Division, 73 West Flagler, Room 135 - Balcony, Miami, FL 33130**, within 30 days from the date of transmittal of the resolution to the Clerk of the Board.

A person who decides to appeal any decision made by the Community Zoning Appeals Board with respect to any matter considered at its hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

Publication of this Notice on the 13 day of August 2002.

8/13

02-3-05/288920M

### MIAMI-DADE COUNTY, FLORIDA

#### LEGAL NOTICE

#### ZONING HEARING

THE MIAMI-DADE COUNTY BOARD OF COUNTY COMMISSIONERS will hold a Public Hearing on the following items on **Tuesday, the 3rd day of September, 2002 at 9:30 a.m. in the County Commission Chambers, 2nd Floor, Stephen P. Clark Center, 111 NW 1st Street, Miami, Florida.** Said hearing is being held to consider the application hereinafter listed for Development of Regional Impact in the Unincorporated area of Miami-Dade County, Florida. The Board of County Commissioners RESERVES THE RIGHT to modify the applications, to impose desirable, reasonable conditions, and to change the minimum cubic content requirements, all for the best interest of the overall comprehensive zoning plan and regulations.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. Protest & Waivers of Protest should be filed IN WRITING at least three days prior to the hearing date, giving the number of the hearing. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 668-4407 at least five days in advance.

HEARING NO. 02-9-CC-1 (02-187)

APPLICANT: CITY OF NORTH MIAMI

APPEAL OF AN ADMINISTRATIVE DECISION that the Director erred in the approval on May 30, 2002 of a substantial compliance determination on a site plan entitled "The Home Depot Dade County, Florida Biscayne Blvd. + N.E. 121<sup>st</sup> Street," by Kimley-Horn and Associates, Inc.

SUBJECT PROPERTY: A parcel of land in the SE ¼ of the SE ¼ of Section 29, Township 52 South, Range 42 East, and the SW ¼ of Section 28, Township 52 South, Range 42 East, more particularly described as follows:

Begin at the Point of intersection of the east right-of-way line of Biscayne Boulevard (U.S. Highway #1 (100' right-of-way width) with the centerline of the closed N.E. 119<sup>th</sup> Street, as shown on the revoked PLAT OF PORTION OF UNIT "A" MIAMI SHORES, Plat book 17, Pages 44 and 46; also being the Northwest corner of Tract "A" of replat of a portion of Block 1 of SANS SOUCI ESTATES, Plat book 55, Page 11; thence run N17°57'12"E, along the E/ly right-of-way line of said Biscayne Boulevard for 676.02' to the north line of the south ½ of the SE ¼ of the SE ¼ of said Section 29; thence for the next five courses run along the dividing line between the city limits of The City of North Miami and unincorporated Miami-Dade County, Florida as follows: Thence S89°59'7"E, along the north line of the south ½ of the SE ¼ of the SE ¼ of said Section 29, and its E/ly extension, for 698.55' to a Point of intersection with the centerline of N.E. 18<sup>th</sup> Avenue, as shown on said plats of PORTION OF UNIT A MIAMI SHORES being coincident with the centerline of N.E. 18<sup>th</sup> Avenue, as shown on the plat of SANS SOUCI ESTATES, Plat book 50, page 86; thence S0°0'0"W along said centerline, for 477.96' to a Point of intersection with the E/ly extension of a line lying 7.5' south of the north line of that certain 15' alley in Block 312 of the aforesaid PORTION OF UNIT A MIAMI SHORES; thence N89°59'43"W along said line for 437.5' to a Point of intersection with the N/ly extension of the east line of Lot 23, Block 312 of said PORTION OF UNIT A MIAMI SHORES; Thence S0°0'0"W, along said line for 165.03' to a Point of intersection with the centerline of the aforesaid closed N.E. 120<sup>th</sup> Street; thence N89°59'43"W along said centerline for 469.43' to the Point of beginning.

LOCATION: The Southeast corner of theoretical N.E. 121 Street and Biscayne Boulevard, Miami-Dade County, Florida.

HEARING NO. 02-9-CC-2 (02-218)

APPLICANT: CITY OF NORTH MIAMI

APPEAL OF AN ADMINISTRATIVE DECISION that the Director erred in the approval on June 21, 2002 of a substantial compliance determination on a site plan entitled "The Home Depot Dade County, Florida Biscayne Blvd. + N.E. 121<sup>st</sup> Street," by Kimley-Horn and Associates, Inc.

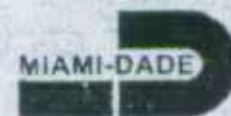
SUBJECT PROPERTY: A parcel of land in the SE ¼ of the SE ¼ of Section 29, Township 52 South, Range 42 East, and the SW ¼ of Section 28, Township 52 South, Range 42 East, more particularly described as follows:

Begin at the Point of intersection of the east right-of-way line of Biscayne Boulevard (U.S. Highway #1 (100' right-of-way width) with the centerline of the closed N.E. 119<sup>th</sup> Street, as shown on the revoked PLAT OF PORTION OF UNIT "A" MIAMI SHORES, Plat book 17, Pages 44 and 46; also being the Northwest corner of Tract "A" of replat of a portion of Block 1 of SANS SOUCI ESTATES, Plat book 55, Page 11; thence run N17°57'12"E, along the E/ly right-of-way line of said Biscayne Boulevard for 676.02' to the north line of the south ½ of the SE ¼ of the SE ¼ of said Section 29; thence for the next five courses run along the dividing line between the city limits of The City of North Miami and unincorporated Miami-Dade County, Florida as follows: Thence S89°59'7"E, along the north line of the south ½ of the SE ¼ of the SE ¼ of said Section 29, and its E/ly extension, for 698.55' to a Point of intersection with the centerline of N.E. 18<sup>th</sup> Avenue, as shown on said plats of PORTION OF UNIT A MIAMI SHORES being coincident with the centerline of N.E. 18<sup>th</sup> Avenue, as shown on the plat of SANS SOUCI ESTATES, Plat book 50, page 86; thence S0°0'0"W along said centerline, for 477.96' to a Point of intersection with the E/ly extension of a line lying 7.5' south of the north line of that certain 15' alley in Block 312 of the aforesaid PORTION OF UNIT A MIAMI SHORES; thence N89°59'43"W along said line for 437.5' to a Point of intersection with the N/ly extension of the east line of Lot 23, Block 312 of said PORTION OF UNIT A MIAMI SHORES; Thence S0°0'0"W, along said line for 165.03' to a Point of intersection with the centerline of the aforesaid closed N.E. 120<sup>th</sup> Street; thence N89°59'43"W along said centerline for 469.43' to the Point of beginning.

LOCATION: The Southeast corner of theoretical N.E. 121 Street and Biscayne Boulevard, Miami-Dade County, Florida.

In accordance with Sections 33-313, 314, and 315 of the Code of Miami-Dade County, all Board of County





## ZONING HEARING

COMMUNITY ZONING APPEALS BOARD - 15  
TUESDAY, SEPTEMBER 3, 2002 - 7:00 p.m.  
SOUTH DADE GOVERNMENT CENTER  
ROOM 203 (Old Building),  
10710 SW 211 STREET, MIAMI, FLORIDA

The list below contains zoning items which may be of interest to your immediate neighborhood.

1. **ROBERT BOREK, ET AL (01-333)**

Location: North of SW 248 Street and both sides of SW 117 Avenue, Miami-Dade County, Florida (53.85 Acres)

The applicants are requesting a zone change from agricultural district to planned area development district, single-family one acre estate district, and single-family residential district, on this site.

2. **CW2, LTD. (02-164)**

Location: 13830 SW 260 Street, Miami-Dade County, Florida (5.15 Acres)

The applicant is requesting a zone change from agricultural district to townhouse district, on this site.

3. **CHARLES & JO ELLEN CHAMBERS (02-178)**

Location: The northeast corner of SW 139 Avenue & theoretical SW 258 Street, Miami-Dade County, Florida (13 Acres more or less)

The applicants are requesting a zone change from agricultural district to townhouse district, on this site.

4. **HABITAT FOR HUMANITY OF GREATER MIAMI, INC. (02-188)**

Location: The southeast corner of theoretical SW 154 Avenue and SW 286 Street (Biscayne Drive), Miami-Dade County, Florida (3.58 Gross Acres)

The applicant is requesting a zone change from single-family residential district to single family modified residential district (RU-1Ma), on this site.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

Registration is available to any Homeowner's Association desiring that notice be provided to its president on zoning hearings involving its area of interest. For more information on this registration procedure, please call (305) 375-2565.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data pertaining to these items are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access an equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 668-4407 at least five days in advance.

\* A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at this meeting or hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based five days in advance.



## ZONING HEARING



COMMUNITY PLANNING APPEALS BOARD - 15  
TUESDAY, MAY 7, 2002 - 7:00 p.m.  
SOUTH DADE GOVERNMENT CENTER  
ROOM 203 (Old Building),  
10710 SW 211 STREET, MIAMI, FLORIDA

The list below contains zoning items which may be of interest to your immediate neighborhood.

1. **SODA PROPERTIES, LLC (01-348)**

Location: Between SW 87 Avenue and SW 92 Avenue, approximately 440' north of SW 208 Street (Earhart Avenue), Miami-Dade County, Florida (39.49 Gross Acres)

The applicant is requesting zone changes from interim district and agricultural district to single-family modified residential district (RU-1Ma), and a special exception to permit a site plan approval for a residential development on this site.

2. **FREDERICK T. PETERS MARITAL TRUST (01-219)**

Location: North of SW 208 Street (Earhart Avenue), between SW 87 Avenue and SW 92 Avenue, Miami-Dade County, Florida (27.02 Gross Acres)

The applicant is requesting a zone change from interim district and agricultural district to single-family modified residential district (RU-1Ma), and a special exception to permit a residential development on this site.

3. **ROBERT BOREK, ET AL (01-333)**

Location: North of SW 248 Street and both sides of SW 117 Avenue, Miami-Dade County, Florida (60 Acres)

The applicants are requesting a zone change from agricultural district to planned area development district, and a special exception to permit a conceptual site plan approval for a residential development.

4. **ALEJANDRO ZAMPIERI (02-76)**

Location: The south side of SW 260 Street and west of SW 134 Avenue, Miami-Dade County, Florida (4.77 Acres)

The applicant is requesting a zone change from agricultural district to single-family residential district, and a special exception to permit a site plan approval for a residential development.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

Registration is available to any Homeowner's Association desiring that notice be provided to its president on zoning hearings involving its area of interest. For more information on this registration procedure, please call (305) 375-2565.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data pertaining to these items are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access an equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 668-4407 at least five days in advance.

\* A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at this meeting or hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based five days in advance.



**Public Notices & Hearings****MIAMI-DADE COUNTY, FL.**

A Public Meeting will be held by the Miami-Dade County Board of County Commissioners, in the Commission Chambers, located on the Second Floor of the Stephen P. Clark Center, 111 NW 1 Street, Miami, Florida at 9:30 A.M. June 4, 2002, when the Board will consider the adoption of the following resolution:

**RESOLUTION RETROACTIVELY WAIVING THE REQUIREMENTS OF SECTION 4.03(D) OF THE HOME RULE CHARTER, SECTION 2-8.1 OF THE CODE OF MIAMI-DADE COUNTY, AND ADMINISTRATIVE ORDER 3-2; AND AUTHORIZING THE CONTINUED USE OF COUNTY EMPLOYEES AND EQUIPMENT TO CONSTRUCT THE FLAGLER STREET MARKETPLACE WATER AND SEWER IMPROVEMENT PROJECT**

All interested parties may appear and be heard at the time and place specified.

A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at its meeting or hearing, will need a record of the proceedings. Such persons may need to ensure that a verbatim record of the proceeding is made, including the testimony and evidence upon which the appeal is to be based.

5/14

02-4-46/264155M

**MIAMI-DADE COUNTY, FLORIDA****LEGAL NOTICE****ZONING HEARING**

THE MIAMI-DADE COUNTY COMMUNITY ZONING APPEALS BOARD FOR AREA 15 will hold a Public Hearing on the following items on **Tuesday, the 4th day of June, 2002 at 7:00 p.m. in the SOUTH DADE GOVERNMENT CENTER - Room 203 (Old Building), 10710 SW 211 Street, Miami, Florida.** Said hearing is being held to consider the applications hereinafter listed for District Boundary Changes, Non-Use Variances, Special Exceptions, Unusual Uses, Modifications of previous resolutions, Use Variances, Appeals of Administrative Decisions and Reformatations of Resolutions for this area within Unincorporated Miami-Dade County, Florida. The Community Zoning Appeals Board RESERVES THE RIGHT to modify the applications, to impose desirable, reasonable conditions, and to change the minimum cubic content requirements, all for the best interest of the overall comprehensive zoning plan and regulations.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. Protest & Waivers of Protest should be filed IN WRITING at least three days prior to the hearing date, giving the number of the hearing. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 668-4407 at least five days in advance.

HEARING NO. 02-1-CZ15-4 (01-348)

APPLICANT: SODA PROPERTIES LLC

(1) GU &amp; AU to RU-1M(a)

(2) SPECIAL EXCEPTION to permit a site plan approval for a residential development.

Plans are on file and may be examined in the Zoning Department entitled "Cutler Run Residential Development," as prepared by BGA Design Group, dated received March 30, 2002 consisting of 10 pages. Plans may be modified at public hearing.

SUBJECT PROPERTY: **EXHIBIT "A"**: A portion of land in the south ½ of the NE ¼ of Section 9, Township 56 South, Range 40 East, more particularly described as follows:

Begin at the Northeast corner of Tract "D" of OLD CUTLER CENTER, Plat book 129, Page 58; thence run N89°0'59"E for 1,408.4' to the intersection with the east line of the NE ¼ of said Section 9; thence S0°51'6"E along said east line of the NE ¼ for 885.46' to the intersection with the south line of the north 2/3 of the south ½ of the NE ¼ of said Section 9; thence S88°51'13"W along said south line of the north 2/3 of the south ½ of the NE ¼ for 2,665.23' to the intersection with the west line of the NE ¼ of said Section 9; thence N0°51'6"W along said west line of the NE ¼ for 226.34'; thence the following three courses along the south and east boundary line of said Tract "D"; thence N73°55'38"E for 855.92'; thence N88°58'36"E for 430.91'; thence N0°51'6"W for 443.71' to the Point of Beginning.

LOCATION: Between S.W. 87 Avenue and S.W. 92 Avenue, approximately 440' north of S.W. 208 Street (Earhart Avenue), Miami-Dade County, Florida.

HEARING NO. 01-11-CZ15-3 (01-219)

APPLICANT: FREDERICK T. PETERS MARITAL TRUST

(1) GU and AU to RU-1M(a)

(2) SPECIAL EXCEPTION to permit site plan approval for a residential development.

Plans are on file and may be examined in the Zoning Department entitled "Old Cutler/Galloway," as prepared by BGA Design Group and dated revised 3/20/02 and consisting of 10 pages. Plans may be modified at public hearing.

SUBJECT PROPERTY: The south 1/3 of the south ½ of the NE ¼ of Section 11, Township 56 South, Range 40 East

LOCATION: North of S.W. 208 Street (Earhart Avenue), between S.W. 87 Avenue and S.W. 92 Avenue, Miami-Dade County, Florida.

HEARING NO. 02-6-CZ15-1 (01-333)

APPLICANTS: ROBERT BOREK, ET AL.

(1) AU to PAD

(2) SPECIAL EXCEPTION to permit conceptual site plan approval for a residential development. Plans are on file and may be examined in the Zoning Department entitled "Proposed 60 Acre P.A. D.," as prepared by Jarosz, Rosello & Balboa, dated revised 4/12/02 and consisting of ten pages and "Landscape Plans," as prepared by Witkin Design Group, dated 3/15/02 and consisting of 5 pages. Plans may be modified at public hearing.

SUBJECT PROPERTY: **PARCEL #1**: The south ½ of the SW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the south 65' and less the west 40' thereof. AND: **PARCEL #2**: The north ½ of the SW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the west 40' thereof. AND: **PARCEL #3**: The SW ¼ of the SW ¼ of the NW ¼ of the SW ¼ less the east 175' of the north 75' and the NW ¼ of the SW ¼ of the SW ¼, less the west 418' of the south 520' in Section 19, Township 56 South, Range 40 East. AND: **PARCEL #4**: The west ½ of the east ½ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the south 65' thereof for road. AND: **PARCEL #5**: The NE ¼ of the SE ¼, less the north 902.55' and the NE ¼ of the SE ¼ of the SE ¼, less the street dedication, in Section 24, Township 56 South, Range 39 East. LESS: **COMMERCIAL SITE**: The south ½ of the SW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the south 65' and less the west 40' thereof, and the west 86' of the SE ¼ of the SW ¼ of the SW ¼ of the SW ¼ of Section 19, Township 56 South, Range 40 East, less the south 65' thereof for road.

LOCATION: North of S.W. 248 Street and both sides of S.W. 117 Avenue, Miami-Dade County, Florida.

HEARING NO. 02-6-CZ15-1 (02-76)

APPLICANT: ALEJANDRO ZAMPIERI

(1) AU to RU-1

(2) SPECIAL EXCEPTION to permit a site plan approval for a residential development.

Plans are on file and may be examined in the Zoning Department entitled "Zampieri Subdivision," as prepared by Mario Prats, Jr. & Associates, dated January 25, 2002 and elevations by AAZ Enterprises, Inc., dated 3/4/02. Plans may be modified at public hearing.

SUBJECT PROPERTY: The east ½ of the NE ¼, of the SW ¼ of the SW ¼ of Section 26, Township 56 South, Range 39 East, less the east 25' for the right-of-way.

LOCATION: The south side of S.W. 260 Street and west of S.W. 134 Avenue, Miami-Dade County, Florida.

In accordance with Sections 33-313, 314, and 316 of the Code of Miami-Dade County, Community Zoning Appeals Board decisions are appealable to the Board of County Commissioners or to the Circuit Court of Appeals. Appeals to the Board of County Commissioners must be made within 14 days of the day of posting of the results of the hearing on a form prescribed by the Department of Planning and Zoning. Appeals that are subject to the Circuit Court of Appeals must be filed with the Clerk of the Court at **Miami-Dade County Court House, Appellate Division, 73 West Flagler, Room 135 - Balcony, Miami, FL 33130**, within 30 days from the date of transmittal of the resolution to the Clerk of the Board.

A person who decides to appeal any decision made by the Community Zoning Appeals Board with respect to any matter considered at its hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

Publication of this Notice on the 14 day of May 2002.

5/14

02-3-08/263827M

Notice is hereby given that the following described property was seized in Miami, Florida: **Item Date Violation Case number Bond amnt. U.S. Currency, in the amount of \$31,300.00 01/17/00 31USC5316/5317 00-5206-000279 \$3,130.00** Any person who is entitled to possession to said property, or claiming an interest in said property listed above must appear at the U.S. Customs Service District Office, 6601 N.W. 25th Street, Miami, Florida, and file a cash Customs bond form in the amount indicated above within twenty (20) days from the date of the first publication. All interested persons should file claims and answers within the time so fixed, or be defaulted and said property be forfeited to the United States of America and disposed of according to law. Mark F. Edwards Fines, Penalties and Forfeitures Officer

5/14-21-28 02-4-01/263814M

Notice is hereby given that the following described property was seized in Miami, Florida, on January 1, 2002 for violation of title 19, United States Code, section 1595a(c); title 19, United States Code, section 1481 and title 18, United States Code, section 981(a)(1)(G): **2002-5271-100068 Travelers Checks valued at \$4,000.00 BOND: \$400.00 1998-5201-000606 \$3,600.00, U.S. Currency BOND: \$360.00** Anyone who is entitled to possession of said property, or claiming an interest in said property must file a claim to such property within twenty (20) days from the date of this publication, together with a cash Customs bond in the above sum at the following address: U.S. Customs Service, Fines, Penalties and Forfeitures Office, P.O. Box 52-2207, Miami, Florida 33152-2207. All interested persons should file claims and answers within the time so fixed or be defaulted and said property be forfeited to the United States of America and disposed of according to law. Mark F. Edwards Fines, Penalties & Forfeitures Officer.

5/14-21-28 02-4-04/263819M

Notice is hereby given that on March 30, 2001, the following described property was seized in Miami, Florida, for violation of Customs or Export Control laws, 19USC1526(e): **FP&F case #2001-5201-000337/nf, approximately 441 cartons of counterfeit CD-ROMS (entry #MH19-0010055-2)** Any person who is entitled to possession to said property, or claiming an interest in said property listed above must appear at the U.S. Customs Service, Miami Service Port, 6601 N.W. 25th Street, Miami, Florida, and file a cash Customs bond form in the amount of \$5,000 within twenty (20) days from the date of the first publication. All interested persons should file claims and answers within the time so fixed, or be defaulted and said property be forfeited to the United States of America and disposed of according to law. Mark F. Edwards Fines, Penalties & Forfeitures Officer

5/14-21-28 02-4-02/263816M

Notice is hereby given that the following described property was seized in Miami, Florida: **Item Date Violation Case number Bond amnt. Approx. 16 Cuban Humidors of various sizes. 11/08/97 19USC1595a(c) 31CFRPART500 50USCAPP5 98-5206-000137 \$1,530.00 U.S. Currency, in the amount of \$16,600.00 04/25/02 31USC316/5317 31USC4335 02-5206-001369** Any person who is entitled to possession of said property, or claiming an interest in said property listed above must appear at the U.S. Customs Service District Office, 6601 N.W. 25th Street, Miami, Florida, and file a cash Customs bond form in the amount indicated above within twenty (20) days from the date of the first publication. All interested persons should file claims and answers within the time so fixed, or be defaulted and said property be forfeited to the United States of America and disposed of according to law. Mark F. Edwards Fines, Penalties and Forfeitures Officer

4/30 5/7-14 02-4-23/259218M

Notice is hereby given that the following described property was seized in Miami, Florida, on March 19, 2002, at 1045 hours, for violation of Customs laws, 19USC1595a(c), 15USC1171/1172/1173: **approximately five (5) cartons of gambling machine parts, AWB #00517884263 (02-5206-001080/nf)** Any person who is entitled to possession to said property, or claiming an interest in said property listed above must appear at the U.S. Customs Service, Miami Service Port, 6601 N.W. 25th Street, Miami, Florida, and file a cash Customs bond form in the amount of \$761 within twenty (20) days from the date of the first publication. All interested persons should file claims and answers within the time so fixed, or be defaulted and said property be forfeited to the United States of America and disposed of according to law. Mark F. Edwards Fines, Penalties & Forfeitures Officer.

5/14-21-28 02-4-03/263817M

Notice is hereby given that the following described property was seized in Miami, Florida, on January 1, 2002 for violation of title 19, United States Code, section 1595a(c); title 19, United States Code, section 1481: **2002-5270-100030 One (1) Check valued at \$6,000.00 BOND: \$1,462.00** Any person who is entitled to possession of said property, or claiming an interest in said property must file a claim to such property within twenty (20) days from the date of this publication, together with a cash Customs bond in the above sum at the following address: U.S. Customs Service, Fines, Penalties and Forfeitures Office, P.O. Box 52-2207, Miami, Florida 33152-2207. All interested persons should file claims and answers within the time so fixed or be defaulted and said property be forfeited to the United States of America and disposed of according to law. Sincerely, Mark F. Edwards Fines, Penalties & Forfeitures Officer

4/30 5/7-14 02-4-07/257891M